



NOTE:
Existing utilities shown are approximate only from utility records and as visible at the site. Contractor shall verify presence, location, depth & slope of any and all existing utilities prior to construction. Contact One Call Concepts at (800) 424-5555.

SITE INFORMATION

ALIGNMENT & FIELD DATA: MINISTER & GLAESER SURVEYING, INC. (360) 694-3313	
SOL TYPE(s): DoB, HIR, HIC	HYDROLOGIC GROUP: AASHTO CLASSIFICATION: B & C
SOILS TESTING BY: DATE:	
SITE LOCATION: CLARK COUNTY, WA	APPROX. SURFACE ELEV.: 264'-280'
SITE AREA: 13.88 ACRES	FILENAME: S:\449\Preliminary.PRO

C.C.C. 40.360.020

MIN. SOLID WASTE/RECYCLE AREA REQUIRED:

4 SQ. FT. / 1,000 SQ. FT. GROSS FLOOR AREA

28,849 SQ. FT. (EX. STRUCTURE) + 15,600 SQ. FT. (PROPOSED STRUCTURE)

= 44,449 SQ. FT. TOTAL GROSS FLOOR AREA / 1000 = 44.4 (4) = 177.8

EXISTING SOLID/RECYCLE AREA: 200 SQ. FT.

SITE DATA SUMMARY TABLE

GROSS BUILDING AREA INVENTORY

EX. SDA SCHOOL BUILDING FACILITIES	28,849 SQ. FT.
EX. SDA CHURCH BUILDING FACILITIES	20,381 SQ. FT.
EX. SDA CENTERPOINT BUILDING FACILITIES	19,058 SQ. FT.
TOTAL EXISTING BUILDING AREA	68,288 SQ. FT.
PROPOSED GYMNASIUM BUILDING AREA:	15,600 SQ. FT.
% OF INCREASED BUILDING AREA	22.6%

9. PROPOSED PLAN

DRAWING

- SCALE IS 1"=50'
- SHEET SIZE: 24" x 36"

GENERAL INFORMATION

- APPLICANT/CONTACT:
JOEL STIRLING
2208 E. EVERGREEN BLVD.
VANCOUVER, WA 98661
PH: (360) 759-1794
JOEL@STERLING-DESIGN.BIZ
- PROPERTY OWNER:
SEVENTH DAY ADVENTISTS
1101 NE 189th STREET
BATTLE GROUND, WA 98604
- SITE AREA: 13.88 ACRES
- TAX LOT(S): 13, 3, 38, 37, 7 & 36
- SERIAL NUMBER(S): 193758-000, 119205-056, 193779-000
- SITE ADDRESS(ES): 1101 NE 189th STREET
BATTLE GROUND, WA 98604
- ZONING: RC-1
- COMPREHENSIVE PLAN: RCR

EXISTING CONDITIONS

Environmental

- TOPOGRAPHY IS SHOWN ON THE PROPOSED PLAN.
- THERE ARE WATERCOURSES (STREAMS, RIVERS, ETC) ON-SITE, OR AREAS PRONE TO FLOODING.
- THERE ARE NO KNOWN FEMA DESIGNATED FLOODPLAINS, FLOOD FRINGE, OR FLOODWAYS ON THE SITE.
- THERE ARE NO KNOWN DESIGNATED SHORELINE AREAS PER GIS PACKET.
- THERE ARE WATER BODIES AND KNOWN WETLANDS ON THE SITE.
- THERE ARE NO UNSTABLE SLOPES OR LANDSLIDE HAZARD AREAS ON THE SITE.
- THERE ARE KNOWN SIGNIFICANT WILDLIFE HABITAT OR VEGETATION AREA ON THE SITE.
- THERE ARE NO KNOWN SIGNIFICANT HISTORIC, CULTURAL OR ARCHAEOLOGICAL RESOURCES ON THE SITE. (SEE DAHP LETTER DATED)

Land Use and Transportation

- LAYOUT OF EXISTING PARCELS DRAWN TO SCALE AS SHOWN.
- ALL EXISTING BUILDINGS ON-SITE ARE SHOWN ON PLAN.
- ALL ROADWAYS AND EASEMENTS ARE SHOWN ON PLAN.
- ALONG WITH NAME, MATERIAL OF ROADWAY & WHETHER PUBLIC OR PRIVATE.
- LOCATION OF EXISTING ON-SITE & OFF-SITE DRIVEWAYS ARE SHOWN WITH DISTANCE IN BETWEEN DRIVEWAY EDGE TO EDGE.
- ALL LOCATION & WIDTH OF PEDESTRIAN & BICYCLE FACILITIES WITHIN A 100' OF THE SITE ARE AS SHOWN ON THE PLAN.
- LOCATION OF ANY EXISTING WELLS AND/OR SEPTIC SYSTEMS ON-SITE AND WITHIN 100' OF SITE ARE SHOWN AS AVAILABLE THROUGH HEALTH DEPARTMENT.
- THERE ARE NO TRANSIT FACILITIES WITHIN 1/4 MILE OF THE SITE. (PER GIS PACKET)

Water and Sewer

- THERE ARE MULTIPLE FIRE HYDRANTS ON-SITE AS SHOWN.
- ALL EXISTING SEPTIC AND WELLS LOCATED WITHIN 100' OF THE SITE ARE AS SHOWN PER HEALTH DEPT. RECORDS.

PROPOSED IMPROVEMENTS

Environmental

- THERE ARE KNOWN WETLANDS, NO KNOWN STEEP SLOPE BUFFER AREAS, PROTECTED AREAS OR PLANNED ENHANCEMENT AREAS LOCATED ON THIS SITE.

Land Use and Transportation

- THE CONFIGURATION & DIMENSIONS OF BOUNDARIES, PROPOSED LOTS, DRAINAGE TRACTS & EASEMENTS ARE SHOWN ON THE PLANS. THERE ARE NO PARKS OR OPEN SPACES PROPOSED WITH THIS PROJECT.
- DIMENSIONS OF ALL PROPOSED EASEMENTS ARE SHOWN ON THIS PLAN.
- THERE ARE MULTIPLE EXISTING STRUCTURES TO REMAIN AS SHOWN.
- ALL LOCATIONS AND DIMENSIONS OF ROAD RIGHT-OF-WAYS ON OR ADJACENT TO THE SITE ARE SHOWN ON THE PLAN.
- THE PROPOSED SITE IS NOT LOCATED WITHIN MX DISTRICT.
- PEDESTRIAN FACILITIES ARE PROPOSED WITH THIS PROJECT AS SHOWN. THERE ARE NO TRANSIT ROUTES FRONTING THE SITE (PER GIS).
- LOCATION AND WIDTH OF PROPOSED PEDESTRIAN IMPROVEMENTS ARE SHOWN ON PLAN, AND THERE ARE NO NEW BICYCLE IMPROVEMENTS PROPOSED.
- THE WIDTH & SURFACE MATERIAL OF PROPOSED ROADWAYS AND WHETHER PUBLIC OR PRIVATE IS SHOWN ON PLAN. ALSO ATTACHED ON PLAN IS A CROSS SECTIONS OF ALL PUBLIC & PRIVATE ROADWAYS.
- THERE ARE NO ROAD SEGMENTS IN EXCESS OF 15% GRADE THAT ARE ON THE SITE OR WITHIN 500' OF THE SITE.
- ALL ROADS THAT PROVIDE ACCESS TO SITE WITHIN 500' OF THE SITE ARE SHOWN ON THIS PLAN.
- SITE DISTANCE AT ALL DRIVEWAYS CAN MEET THE REQUIREMENTS OF THE CLARK COUNTY ROAD STANDARDS AT THE TIME OF SITE DEVELOPMENT.
- THE PROPOSED PROJECT IS NOT FOR A CU, MP, PUD, MX OR SITE PLAN.

LANDSCAPE PLAN

- REFER TO LANDSCAPE PLAN INCLUDED HEREIN.

SIGN PLAN

- NO SIGN IS PROPOSED AT THIS TIME.

OUTDOOR LIGHTING PLAN

- PRELIMINARY LIGHTING IS SHOWN ON THE LANDSCAPE PLAN INCLUDED HEREIN.

-EXISTING PEDESTRIAN FACILITIES

-PROPOSED PEDESTRIAN SIDEWALK

C.C.C. 40.340.010

MINIMUM PARKING REQUIRED: (FOR MG ELEMENTARY)

1 PARKING SPACE/4 SEATS:

MAX. SCHOOL POPULATION:

330 STUDENTS + 43 STAFF PERSONAL=373
373/4=93 REQUIRED PARKING SPACES

+ MEADOW GLADE CHURCH STAFF:

15 STAFF PERSONAL=15 REQUIRED PARKING SPACES

+CENTER POINT: (EX COMMERCIAL/OFFICE USE)

19,058 SQ. FT. / 350=54 PARKING SPACES

• TOTAL PARKING SPACES REQUIRED: 162

TOTAL PARKING SPACES PROVIDED: 191

PREPARED BY:
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mail@sterling-design.biz

STERLING
DESIGN, INC.

Sheet Description:
PROPOSED DEVELOPMENT
PLAN

Project:
MEADOW GLADE ELEMENTARY
GYMNASIUM ADDITION



Scale: AS SHOWN

Project Number: 09-449

Design/Drawn: JGS/BC

Drawing Date: MAR. 2010

Sheet 4 of 6 Sheet(s)